TOWN OF ELSMERE BOARD OF ADJUSTMENT MEETING MINUTES November 25, 2014 6:30 P.M.

PLEDGE OF ALLEGIANCE:

CALL TO ORDER:

ROLL CALL:

CHAIRMAN	JAMES PERSONTI	PRESENT
BOARD MEMBER	JOHN ACTON	PRESENT
BOARD MEMBER	PATRICIA BOYD	PRESENT
BOARD MEMBER	RON RUSSO	PRESENT
BOARD MEMBER	JOHN SMITH	PRESENT

APPROVAL OF MINUTES:

Minutes from the October 28, 2014 Board of Adjustment Meeting

ACTION: Board Member Boyd made a motion to approve the Minutes from the October 28, 2014 Board of Adjustment meeting. The motion was seconded by Board Member Smith.

VOTE: 5-0 Motion carried

OLD BUSINESS:

None

NEW BUSINESS:

Review Petition 14-21 Tax Parcel # 1900-400-041

The applicant, Dr. Petya Fist, Ph.D, Esquire, spoke about her petition. She explained that she is seeking approval to operate a small law office in her residence, which is located in the CC zoning district. She is seeking variances to the required parking relating to ingress and egress and the required setback for a business sign. Dr. Fist stated that the existing driveway cannot be widened due to property lines. She further stated that there will be an ADA parking spot designated at the end of the driveway.

Code Enforcement Officer Anthony Facciolo stated that the Town has not received any correspondence either for or against the petition.

Board members asked questions relating to handicap accessibility of the structure.

Board of Adjustment Minutes

November 25, 2014

Dr. Fist stated that the law office would be located on the first floor of residence.

Code Officer Facciolo stated that the petitioner is not expected to have many clients at this office as this would be used as a secondary office and the Town does not oppose either variance request.

ACTION: Board Member Boyd made a motion to approve the variances in Petition 14-21 with regard to the necessary parking passageways and driveways and pavement markings. The motion was seconded by Board Member Russo.

VOTE: 5-0 Motion carried

ACTION: Board Member Boyd made a motion to approve Petition 14-21 allowing the variance for the placement of a sign. The motion was seconded by Board Member Russo.

VOTE: 5-0 Motion carried

ITEMS SUBMITTED BY CHAIRMAN AND BOARD MEMBERS:

None

PUBLIC COMMENT:

None

ADJOURNMENT:

ACTION: A motion was made by Board Member Smith to adjourn. The motion was seconded by Board Member Russo.

VOTE: 5-0 Motion carried

These minutes summarize the agenda items and other issues discussed at the November 25, 2014 Board of Adjustment Meeting. Votes are recorded accurately. The audio tape(s) of this meeting will be available at Town Hall for a period of two years from the date these minutes are approved. The audio tape(s) may be reviewed at Town Hall by appointment and in accordance with the Freedom of Information Act.

JAMES PERSONTI, CHAIRMAN PATTY BOYD, SECRETARY